

**OKLAHOMA ABSTRACTORS BOARD  
ABSTRACT FEE SCHEDULE – TIME BASED FILING**

\*\*\* The Oklahoma Abstractors Board shall notify the applicant in writing of any action taken with regard to the requested fees within 60 days of submission. If no notice is provided regarding the submitted fees, they will be deemed to become effective on the 61<sup>st</sup> day following the day the application was submitted to the Board. Title 1 provides that all abstracting charges shall be separately stated and shall not be combined with title insurance, closing fees or examination charges on all invoices, statements, settlement statements and consumer estimates. If your company does not offer the particular product, type "N/A" in the appropriate area. Only type written schedules will be accepted.

**Check Appropriate Filing:**

Annual Filing- No Change       Annual Filing-Amended Fees       Special Filing-Amended Fees

ABSTRACT COMPANY: Smith Brothers Abstract & Title Co., LLC COUNTY Osage

ADDRESS: 200 E. Main Street CITY: Pawhuska ZIP: 74056

PHONE: 918-287-3427 FAX: 918-287-3287 E-MAIL ADDRESS: charles.holleman@smithbrothersabstract.com

CONTACT PERSON: Charles Holleman REQUESTED EFFECTIVE DATE: Upon Approval  
*(please allow 60 days to process)*

**This area to be used by the OAB Office:**

Date Received by OAB: 1-19-24 Reviewed by: Ent. Com.  
Executive Director Initials: Y/S Effective Date: 2-21-24

**TIME-BASED FILING**

**APPROVED**

FEB 20 2024

OKLAHOMA ABSTRACTORS BOARD  
EXECUTIVE DIRECTOR  
*Board Approval Stamp*

**I. UNIFORM ABSTRACT CERTIFICATION**

A. SURFACE ABSTRACT CERTIFICATION - CONTINUATION						
Time Period:	ALL					
Platted Cost:	\$550.00					
Unplatted Cost:	\$550.00					

B. SURFACE ABSTRACT CERTIFICATION - SUPPLEMENTAL						
Time Period:	ALL					
Platted Cost:	\$550.00					
Unplatted Cost:	\$550.00					

C. SURFACE ABSTRACT CERTIFICATION – FROM SOVEREIGNTY						
Time Period:						
Platted Cost:	\$850.00					
Unplatted Cost:	\$1,000.00*					

D. SURFACE ABSTRACT - RECERTIFICATION						
Platted Cost:	\$850.00					

Unplatted Cost:	\$1,000.00*			
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\* Included up to 640 acres. More than 640 is \$0.30/acre additional.

**II. MULTIPLE ABSTRACTS – NEW SUBDIVISION/NEW CONSTRUCTION**

Uniform Abstract Certificate:

# ALL abstracts: \$150.00 #        abstracts:                       
 #        abstracts:                      #        or more abstracts:                     

Conditions/Restrictions: Newly constructed or to be constructed 1-4 family residence. Developer or Builder must hold title.

**III. MINERAL ABSTRACT CERTIFICATION**

**IV. FINAL CERTIFICATION ISSUANCE FOR TITLE INSURANCE**

Uniform Abstract Certificate: \$500.00  
 Charge per page: \$5.00  
 Other fee:                       
 Conditions/Restrictions:                     

Abstract Extension or Supplemental  
 (180 days or less): Residential \$200.00  
 Commerical \$300.00  
 Final Title Report for Issuance  
 of Title Insurance: Residential \$150.00  
 Commerical \$250.00

**V. MULTIPLE TRACTS**

Additional fee for more than one tract included within an abstract - \$150.00 per tract

**RATES LISTED BELOW ARE NOT REGULATED BY THE OAB**  
**For Informational Purposes Only**

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|---|---|
| <p>A. Uniform Commercial Code Certificate: <u>\$30.00</u><br/>         Number of names checked: <u>4</u><br/>         Price for each additional name: <u>\$5.00</u></p> <p>B. Unmatured Special Assessments Certificate: <u>\$25.00</u></p> <p>C. Special Certificate:<br/>         Buyer Name Certificate: <u>\$25.00</u><br/>         Number of names checked: <u>all same last name</u><br/>         Price for each additional name: <u>\$25.00</u></p> <p>D. Special Certificate:<br/>         Judgments and Liens: <u>\$50.00</u><br/>         Number of names checked: <u>all same last name</u><br/>         Price for each additional name: <u>\$50.00</u><br/>         Additional pages: <u>N/A</u></p> <p>E. Special Court Transcript Certificate: <u>\$100.00</u><br/>         Additional pages: <u>\$5.00</u></p> | <p>F. Federal Court Certificate: <u>N/A</u><br/>         Number of names checked: <u>                    </u><br/>         Price for each additional name: <u>                    </u><br/>         Federal District Searched: <u>                    </u></p> <p>G. Other Special Certificates:<br/>         Special Certificate: <u>\$100.00</u><br/>         (Specify): <u>Special Abstract Certificate</u><br/>         Conditions/Restrictions: <u>Show specific documents</u><br/>         Additional pages: <u>\$5.00</u></p> <p>Special Certificate: <u>\$300 per quarter section</u><br/>         (Specify): <u>                    </u><br/>         Conditions/Restrictions: <u>                    </u><br/>         Additional pages: <u>\$5.00</u></p> <p>H. Pre Closing Gap Check: <u>No charge if we abstracted</u></p> |
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## NATURAL DISASTER EXCEPTION

We will charge only \$200.00 for preliminary abstracting and \$100.00 for final abstracting for any homeowner who sustains a material loss or damage to their home by reason of any natural disaster, including, but not limited to tornadoes, wild fires, or flooding or creeks or rivers that overflow their banks because of rain. This execution will pertain only to owner occupied homes at the time of loss or damage.

For each exception, the abstractor shall reasonably determine by itself or from independent sources that the home and/or other improvements located on the real property have been materially or totally damaged by such natural disaster to such an extent that it causes the property owner(s) to seek mortgage financing to repair or replace the damage and that the abstracting was ordered by the owner's lender for such purpose or that the owner(s) has elected to sell the real property to a third party pursuant to a signed Real Estate Purchase Agreement. This shall be documented by an affidavit under oath by the property owner(s) and supported by either (a) a current updated photo depicting the loss or damage to the property, or (b) a document from the owner(s) insurance company reflecting the loss.

Smith Brothers Abstract, LLC